

**MINUTES  
ALBION CITY COUNCIL  
REGULAR MEETING – PUBLIC HEARING  
TUESDAY, NOVEMBER 12, 2013**

A Regular Meeting of the Albion City Council of the City of Albion, Nebraska was convened in open and public session at 7:30 p.m., on November 12, 2013 in the Council Chambers. Present were Mayor James C. Jarecki, Councilmembers James Riedmiller, Walt Hoefer, and Marcus Johnson. Absent was Don Rutten. Also present were City Administrator Devine, Water Commissioner Morearty, Sewer Commissioner Luettel, and City Attorney Wright. Also present was Jim Dickerson with the Albion News. Notice of this meeting along with the agenda was simultaneously given in advance to all members of the Board. Notice of this meeting was given in advance by publication, a designated method for giving notice; a copy of proof of publication is attached to these minutes. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Councilman Riedmiller made a motion to excuse Councilman Rutten from the meeting, seconded by Hoefer. **Vote: Yeas; Johnson, Riedmiller, Hoefer. Nays; None. Absent; Rutten.**

**2. APPROVE MEETING MINUTES OF THE OCTOBER 8, 2013 MEETING**

Councilman Johnson made a motion to approve the minutes of the October 8, 2013 meeting with said changes, seconded by Hoefer. **Vote: Yeas; Hoefer, Riedmiller, Johnson. Nays; None. Absent; Rutten.**

**3. UPDATE FROM DAVE BELL – LOUP POWER**

Dave Bell was present and asked if any members of the Council had any questions. Clerk Devine asked Bell about the industry as a whole and where he thinks we are headed as far as future costs. Dave Bell stated they are working on budgets and the message is to keep budgets tight. Loup Power is going to see a 2% increase in their rates. Bell also stated there are only 2 power companies in the state that offer discounts to government entities and Loup Power is one of them. Discussion ensued.

**4. OPEN PUBLIC HEARING TO CONSIDER RECOMMENDED AMENDMENTS TO THE COMPREHENSIVE PLAN AND ZONING MAP OF THE CITY OF ALBION**

- **CONSIDER RESOLUTION 118(13) ADOPTING SPECIFIC AMENDMENTS TO THE COMPREHENSIVE PLAN AND ZONING MAP OF THE CITY OF ALBION**

Mayor Jarecki opened the public hearing at 7:33 pm. Jim Dickerson said the street plan is needed and has been needed for years. Mayor Jarecki sought further public input, seeing none the Public Hearing was closed at 7:35 pm. Councilman Riedmiller made a motion to Table Resolution 118(13) until the Council is at a full quorum, seconded by Johnson. **Vote: Yeas; Johnson, Riedmiller, Hoefer. Nays; None. Absent; Rutten**

**5. CONSIDER THIRD READING AND PASSAGE OF ORDINANCE 223(13) AMENDING/ELIMINATING TELEPHONE/TELECOMMUNICATION OCCUPATION TAXES**

Councilman Riedmiller made a motion to Table Third Reading and Passage of Ordinance 223(13) until next regular meeting, seconded by Johnson. **Vote: Yeas; Johnson, Hoefer, Riedmiller. Nays; None. Absent; Rutten**

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### 6. ADMINISTRATOR REPORT

#### **Pool:**

Progress meeting was held November 5, 2013. Concrete pours have begun in the pool. Diving well floor pours have been completed. Floor pours to continue in November and possibly some wall pours in the diving well. Pool is considered on schedule. Bathhouse is about a week behind schedule, but is not a cause for concern at this point per engineer and contractor.

The campaign has raised \$106,717 towards the \$125,000 Peter Kiewit Foundation match requirement. Total funds raised/committed so far: \$370,967. \*Mitzi's initial \$266,000 gift not included in the campaign total. List of donors enclosed.

#### **Streets:**

Pavement breakup on Fairview between 2<sup>nd</sup> and 3<sup>rd</sup> Streets to be fixed before Winter.

#### **Water/Sewer:**

Water – Control VFD communication issues resolved. Remote meter box needs recalibrated – Ron to have this done.

I have requested, in writing, an updated schedule for getting punch list and stainless shaft installed at the well house.

#### **Other:**

The year-end audit fieldwork with AMGL was completed on October 21, 2013 and went well. Attached is the current month Sales Tax Report – showing the monthly trend of sales tax receipts.

Also attached is an unaudited Treasurer's Report/Budget Performance Report for fiscal year-to-date.

### 7. CONSIDER EMPLOYEE EVALUATION FOR APPROVAL

Councilman Riedmiller made a motion to Approve Annual Evaluation and any appropriate step raises for Joe Predmore, seconded by Hoefler. **Vote: Yeas; Johnson, Hoefler, Riedmiller. Nays; None. Absent; Rutten**

### 8. CONSIDER BILLS FOR APPROVAL

- CONSIDER MONTHLY BILLS FOR APPROVAL
- CONSIDER PAY APPLICATION #3 OF CHRISTIANSEN CONSTRUCTION FOR APPROVAL

Councilman Riedmiller made a motion to Approve Monthly Bills, seconded by Hoefler.

**Vote: Yeas; Riedmiller, Hoefler, Johnson. Nays; None. Absent; Rutten**

Councilman Hoefler made a motion to Approve Pay Application #3 of Christiansen Construction, seconded by Johnson. **Vote: Yeas; Johnson, Hoefler, Riedmiller. Nays; None. Absent; Rutten**

### 9. ITEMS TO BE PUT ON NEXT MEETING AGENDA

- **Ordinance 223(13)**
- **Resolution 118(13)**

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- **Ordinance to discuss rename of subdivision**
- **NDOR State Financial Report**
- **1 & 6 Year Plan**
- **Annual Organizational Meeting**
- **Nuisance Report Follow Up**

**10. ADJOURN**

At 8:05 pm Councilman Hoefler made a motion to adjourn, seconded by Johnson. **Vote: Yeas; Johnson, Hoefler, Riedmiller. Nays; None. Absent; Rutten**

I the undersigned Clerk hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Mayor and Council; that all subjects included in the foregoing proceedings were contained in the Agenda for the meeting, kept continually current and available for inspection at the office of the Clerk; that such subjects were contained in said Agenda for at least 24 hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for the examination and copying of the public; that said minutes were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all next media requesting notification of meetings of said body were provided advance notification of the time and place of said meeting and subjects to be discussed at said meeting.

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Jim Jarecki, Mayor

ATTEST:

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Tonya Huismann, Deputy Clerk